

# Economic Indicators

## Loudoun County, Virginia

October 2005

	Reporting Period	Current Period	Current Year-to-Date	Last Year-to-Date	Percent Change*
<b>New Residential Construction</b>					
New Residential Units Permitted	September 2005	321	4,599	5,261	-12.6%
Single Family Detached Units Permitted	September 2005	226	2,743	2,818	-2.7%
Single Family Attached Units Permitted	September 2005	82	1,253	1,560	-19.7%
Multifamily Units Permitted	September 2005	13	603	883	-31.7%
<i>Source: Loudoun County Department of Building and Development</i>					
<b>New Nonresidential Construction</b>					
Office SF Permitted	September 2005	177,787	2,450,463	2,925,394	-16.2%
Flex/Industrial SF Permitted	September 2005	0	508,083	208,920	143.2%
Retail SF Permitted	September 2005	166,320	912,418	874,038	4.4%
Other SF Permitted	September 2005	0	500,723	627,117	-20.2%
Taxable SF Permitted	September 2005	11,467	529,239	1,215,319	-56.5%
Nontaxable SF Permitted	September 2005	176,360	2,166,046	2,190,116	-1.1%
Total Value Nonresidential Construction	September 2005	1,427	284,417	735,278	-61.3%
Value of New Buildings	September 2005	\$13,919,336	\$307,331,674	\$363,589,422	-15.5%
Value of Alterations/Additions	September 2005	\$5,845,775	\$262,524,637	\$319,620,767	-17.9%
Route 28 Taxing District SF Permitted	September 2005	\$8,073,561	\$44,807,037	\$43,968,655	1.9%
Value of Route 28 Permitted Construction	September 2005	105,655	958,463	850,530	12.7%
<i>Source: Loudoun County Department of Building and Development</i>					
<b>Housing Sales</b>					
Single Family Detached	June 2005	1,428	6,326	5,876	7.7%
Single Family Attached	June 2005	745	3,080	2,887	6.7%
Condominium	June 2005	525	2,468	2,208	11.8%
<i>Source: Loudoun County Department of Financial Services</i>					
<b>Washington Dulles International Airport</b>					
Total Passengers	July 2005	158	778	781	-0.4%
International Passengers	July 2005	2,599,456	16,200,355	11,549,167	40.3%
Total Freight (metric tonnes)	July 2005	456,940	2,816,443	2,590,825	8.7%
<i>Source: Metropolitan Washington Airports Authority</i>					
<b>Taxable Sales (000s)</b>	2nd Quarter 2005	\$933,146	\$1,774,205	\$1,729,228	2.6%
<i>Source: Virginia Department of Taxation</i>					

\* Percent change calculated using current year-to-date and last year-to-date.

# Economic Indicators

## Loudoun County, Virginia

October 2005

	Reporting Period	Current Period	Last Period	Same Period Previous Year	Percent Change*
Average Housing Prices	June 2005	\$568,801	\$548,468	\$447,080	27.2%
Single Family Detached	June 2005	\$697,371	\$688,289	\$559,050	24.7%
Single Family Attached	June 2005	\$462,983	\$464,773	\$364,662	27.0%
Condominium	June 2005	\$314,178	\$305,255	\$250,928	25.2%

Source: Loudoun County Financial Services

### At Place Employment

Employees	1st Quarter 2005	115,899	117,215	108,125	7.2%
New Jobs (over previous quarter)	1st Quarter 2005	-1,316			
Establishments	1st Quarter 2005	6,659	6,273	6,037	10.3%
New Businesses (over previous quarter)	1st Quarter 2005	386			
Gross Wages (millions)	1st Quarter 2005	\$1,517	\$1,577	\$1,376	10.3%

Source: Virginia Employment Commission

### Consumer Price Index

Washington-Baltimore DC/MD/VA (1996=100)	August 2005	125.0	125.0	120.2	4.0%
US-All Urban Consumers (1982-84=100)	August 2005	196.4	195.4	189.5	3.6%

Source: US Bureau of Labor Statistics

### Civilian Labor Force

Loudoun County	August 2005	135,097	135,583	122,656	10.1%
Northern Virginia	August 2005	1,376,957	1,380,849	1,307,670	5.3%

Source: Virginia Employment Commission

### Unemployment Rate

Loudoun County	August 2005	2.2	2.1	2.0	10.0%
Northern Virginia	August 2005	2.7	2.5	2.2	22.7%
Virginia	August 2005	3.7	3.5	3.7	0.0%
United States	August 2005	4.9	5.2	5.4	-9.3%

Source: Virginia Employment Commission

### Washington Economic Index

Leading Index (1987=100)	June 2005	110.9	110.4	112.3	-1.2%
Current Index (1987=100)	June 2005	123.2	121.3	111.4	10.6%

Source: Center for Regional Analysis

### Non-Residential Vacancy

Total	3rd Quarter 2005	11.7%	12.6%	15.4%	-24.0%
Office	3rd Quarter 2005	10.2%	9.3%	13.4%	-23.9%
Flex	3rd Quarter 2005	18.5%	22.2%	25.3%	-26.9%
Industrial	3rd Quarter 2005	7.4%	7.7%	8.4%	-11.9%

Source: Realty Information Group

\* Percent change calculated using current period and same period previous year.

Loudoun County Department of Economic Development

1 Harrison Street SE, PO Box 7000 Leesburg, VA 20177

(703) 777-0426 www.loudoun.gov/business

All data subject to revision.